

March 18, 2019

The regular meeting of the Board of Trustees of the Village of Deerfield was called to order by Mayor Harriet Rosenthal in the Council Chambers of the Village Hall on March 18, 2019, at 7:30 p.m. The clerk called the roll and announced that the following were:

Present: Robert Benton
Tom Jester
Mary Oppenheim
Harriet Rosenthal, Mayor
William Seiden
Dan Shapiro
Barbara Struthers

and that a quorum was present and in attendance. Also present were Village Manager Kent Street and Ben Schuster, Village Attorney.

PLEDGE OF ALLEGIANCE

Deputy Chief Brian Budny led those in attendance in reciting the Pledge of Allegiance.

NEW ZEALAND SHOOTING

after the recent mass shooting.

Mayor Rosenthal reported the Attorney General in New Zealand stated they would ban assault rifles

DOCUMENT APPROVAL

meeting. Trustee Oppenheim seconded the motion. The motion passed unanimously on a voice vote with Trustee Shapiro abstaining.

Trustee Struthers moved to approve the minutes from the March 4, 2019, Board of Trustees

BILLS AND PAYROLL

seconded the motion. The motion passed by the following vote:

Trustee Oppenheim moved to approve the Bills and Payroll dated March 19, 2019. Trustee Benton

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

PUBLIC COMMENT

noted the sidewalks are a safety concern for students walking to school. There are snow mountains and ice causing people to walk in the street. She suggested having a secondary plan to clear sidewalks near schools, especially those with carriage walks. Ms. Hodari also recommended enforcing the Ordinance prohibiting clearing snow onto sidewalks or streets.

Jasmine Hodari, 1315 Hackberry Road, voiced concern about snow removal on sidewalks. She

Lindsay Levin, 334 Fairview, encourages her children to walk to school and has difficulties with the snow mountains as well.

Lisa Drerer, who lives on Hackberry, reiterated that the snow creates safety issues for kids walking to school. She believes that walking to school builds independence.

Trustee Struthers believes the Village also needs to be cognizant of not putting snow on the sidewalks. Mayor Rosenthal asked staff to re-evaluate the sidewalk snow clearing routes for next year. She asked Police and Public Works to knock on residents doors who clear snow into sidewalks. She noted that Teen Connect is a good option for those unable to clear their sidewalks. Trustee Oppenheim would like carriage walks to get evaluated. Manager Street noted that staff will send letters to clearing contractors. Trustee Shapiro thanked the residents for coming with solutions.

REPORTS

CONSIDERATION AND ACTION ON THE REPORT AND RECOMMENDATION OF THE PLAN COMMISSION ON THE REQUEST FOR APPROVAL OF A SPECIAL USE FOR A PROPOSED NAIL SALON AT 837 WAUKEGAN ROAD IN MARSHALL MALL (BOO KUNG YOU, BUSINESS OWNER AND CHUCK RAYYAN, PROPERTY OWNER) INCLUDING CONSIDERATION OF: 1-PARKING LOT RESTRIPIING PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY, 2-SIGNAGE INDICATING THE LOCATION OF ADDITIONAL PARKING AND 3-FORMAL CONTRACT FOR SHARED PARKING WITH THE AMERICAN LEGION

Mr. Street reported the Board of Trustees accepted the report and recommendation of the Plan Commission on January 22, if the petitioner met certain consideration. There is an issue with parking signage. The American Legion asked for customer parking only signage.

Jerry Rayyan, representing property ownership, stated they propose adding signage that states customer parking only on the north wall. They currently do not have signage at that location. Mayor Rosenthal noted there is no way for people entering Marshall Mall from the south to know there is parking on the property. She noted it is difficult to park already and expressed concern that patrons will not know they can park at the American Legion. Mr. Rayyan stated people park wherever there is space.

Mary Blakenship, Commander of the American Legion, stated it was difficult to enter into a contract, as they needed the assistance of a lawyer. They signed the contract to be good neighbors. They want the signs to say customer parking only, because they feel American Legion and Marshall Mall parking only would make it awkward for their tenant. She expressed concern that the signage would bring all overflow parking to that area. It seems they are being held to a higher standard than the neighbors. Trustee Oppenheim questioned whether the sign could say additional parking available in the north lot would be acceptable. Ms. Blakenship believes it would still encourage more parking to the north. Mayor Rosenthal expressed concern about the parking situation.

Trustee Jester moved to prepare an Ordinance pursuant to what is being recommended by the American Legion. Trustee Oppenheim seconded the motion. Mr. Schuster recommend asking the applicant to re-execute the contract as the name of the property owner rather than Marshall Mall as that is the proper legal name of the ownership. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

CONSIDERATION AND ACTION ON A REPORT AND RECOMMENDATION FROM STAFF RE: ELEVATOR INSPECTION FEES

Assistant Code Enforcement Supervisor Jeff Hansen explained Community Development staff compared the elevator inspection fees with neighboring municipalities and would like to adjust the fees charged by the Village. Mr. Hansen

is recommending a flat fee of \$75 to bring the Village elevator inspection fees to a level that covers expenses.

Trustee Shapiro moved to accept the report and recommendation of staff regarding elevator inspection fees. Trustee Oppenheim seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

CONSIDERATION AND ACTION ON THE REPORT AND RECOMMENDATION OF THE PLAN COMMISSION ON THE REQUEST FOR APPROVAL OF 2019 ZONING ORDINANCE MAP

A report and recommendation of the Plan Commission regarding a request to approve the 2019 Zoning Ordinance map.

Trustee Struthers moved to accept the report and recommendation of the Plan Commission regarding the 2019 Zoning Ordinance map. Trustee Benton

seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

CONSIDERATION AND ACTION ON THE REPORT AND RECOMMENDATION OF THE BOARD OF ZONING APPEALS RE: RELIEF FROM THE DEERFIELD ZONING ORDINANCE TO PERMIT A VARIATION FOR A GARAGE TO 1224 GREENWOOD AVENUE

The Board of Zoning Appeals held a Public Hearing on February 19, 2019, to consider the request for relief from the Deerfield Zoning Ordinance to permit a variation for a detached garage setback of 5.5 feet in lieu of 10 feet for the property located at 1224 Greenwood Avenue. The Board of Zoning Appeals voted 4-0 in favor of the request.

Trustee Seiden moved to accept the report and

recommendation of the Board of Zoning Appeals for detached building setback for the property located at 1224 Greenwood Avenue. Trustee Oppenheim seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

CONSENT AGENDA

There were no items on the Consent Agenda.

OLD BUSINESS

ORDINANCE O-19-06 AUTHORIZING SPECIAL USE FOR A PROPOSED REFLEXOLOGY MASSAGE SPA TO BE LOCATED AT 671 WAUKEGAN ROAD (KAI LUI, BUSINESS OWNER AND ELIOPOULOS FAMILY LLC, PROPERTY OWNER) – 2R An Ordinance authorizing a Special Use for a proposed reflexology massage spa (Kay’s Foot Spa) to be located at 671 Waukegan Road. Trustee Struthers moved to adopt the Ordinance. Trustee Benton seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

NEW BUSINESS

AUTHORIZATION TO AWARD PHASE II ENGINEERING SERVICES CONTRACT FOR ARBOR VITAE AND APPLETREE LANE INFRASTRUCTURE IMPROVEMENT PROJECT Tyler Dickenson, staff engineer reported this year, staff recommended water main improvements for Arbor Vitae and Appletree Lane. They looked at design firms recently and chose Ciorba Group for the project. The Village budgeted \$200,000 for this improvement. Staff recommends awarding the Phase II engineering services contract for the Arbor Vitae and Appletree Lane infrastructure improvement project to Ciorba Group in an amount not to exceed \$116,905. Trustee Benton seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

AUTHORIZATION TO AWARD THE GREENWOOD AVE INFRASTRUCTURE PROJECT Mr. Dickenson reported that Phase I and Phase II engineering services have been completed. This project is let through IDOT. The lowest bid

Came from A Lamp Concrete Contractors. The Village will be responsible for 20 percent of the road reconstruction costs and all of the water main costs for the project. The project came in at \$1,668,129.04. The Engineer's estimate for the project was \$1,991,057.25. The Village has budgeted \$1,046,400 for this project in the 2019 fiscal year. However, based upon the recent bid the total Village expenditure is now estimated to be \$789,000, or \$257,400 under budget. Trustee Oppenheim moved to concur with the State and award the contract to A Lamp Concrete Contractors in an amount not to exceed \$1,668,129.04. Trustee Shapiro seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

AUTHORIZATION TO AWARD THE CONSTRUCTION CONTRACT FOR THE WOODLAND SUBDIVISION WATER MAIN PROJECT Mr. Dickenson reported the Village received four bids for the project. The engineer's estimate was \$1.5 million. A Lamp Concrete Contractors was the lowest bidder at \$1.6 million. The Village budgeted \$1.2 million and was able to trim \$100,000 from the project. Trustee Shapiro moved to award the construction contract for the Woodland Subdivision water main project to A Lamp Concrete Contractors in an amount not to exceed \$1,530,490. Trustee Benton seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

AUTHORIZATION TO AWARD THE CONTRACT FOR THE 2019 STREET REHABILITATION PROJECT Mr. Dickenson reported project was budgeted at \$3 million, but bids came in substantially higher. The low bid came in at approximately \$3.8 million. Mr. Dickenson stated that if the Mayor and Board wanted to remain within budget some locations would have to be pushed to next year. These locations were decided upon after factors such as proximity to other locations, price, and pavement conditions were considered. Deferring these locations, which include sections of Birchwood Avenue, Rosemary Terrace, and Essex Court, decreased the value of the project by \$534,579. However, should the board desire to award the full bid amount or any portion thereof, staff is ready and capable to perform this work as awarded. Mayor Rosenthal expressed concern about the deferred locations as they have already been deferred. Mr. Street and Finance Director Eric Burk believe there is room in the budget. Mr. Burk stated they looked at the budget and the money would come from the General Fund balance. He believes there are some efficiencies that would allow the additional \$500,000 transfer. Mr. Street noted the JUF building permit fee would offset that expense.

Bill Mays, 423 Birchwood Avenue, requested the Birchwood Avenue be reconstructed. Birchwood is a street in bad need of repair. The continued neglect is unfair to the homeowners in that area. He requested the Village allocate resources for the repair of Birchwood.

Mayor Rosenthal urged the Board to add the deferred locations to street rehabilitation project this year.

Trustee Oppenheim moved to award the 2019 street rehabilitation project to A Lamp Concrete Contractors in an amount not to exceed \$3,799,653. Trustee Benton seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

AUTHORIZATION TO AWARD THE CONTRACT FOR THE 2019 SIDEWALK PROGRAM TO A-LAMP CONCRETE Mr. Dickenson reported the Village budgets each year for sidewalk repair. This year, the focus is on locations with trip hazards and widening the sidewalk on Grove from three feet to five feet. Trustee Struthers ensured this project would be complete while school is not in session.

Trustee Shapiro moved to award the 2019 sidewalk program contract to A Lamp Concrete Contractors in an amount not to exceed \$80,000. Trustee Oppenheim seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

AUTHORIZATION TO SUBMIT JOINT PURCHASING REQUISITION TO PURCHASE SALT UNDER THE STATE OF ILLINOIS JOINT PURCHASING CONTRACT AND THE LAKE COUNTY JOINT AGENCY BULK ROCK SALT PURCHASE Director of Public Works and Engineering Bob Phillips reported the Village has 1500 tons of salt. They want to keep a balance for next season using two vendors. Last year, the Village purchased 1000 tons of rock salt from both vendors. The unit price stayed consistent with last year's prices. The Village budgeted \$150,000 in 2019 and \$159,000 would carry into 2020.

Trustee Struthers moved to purchase 1000 tons of salt through the State of Illinois Joint Purchasing contract and 1500 tons of salt through the Lake County Joint Agency up to the budgeted amount of \$165,000. Trustee Benton seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

AUTHORIZATION TO ENTER INTO INTERGOVERNMENTAL AGREEMENT WITH THE VILLAGE OF VERNON HILLS REGARDING DISPATCH CONSOLIDATION Deputy Chief Budny reported this is a request from the Statewide 9-1-1 Board to have Deerfield and Vernon Hills enter into an intergovernmental agreement to assist in the transfer of Lincolnshire's dispatch service to Deerfield. This would change

the allocation of State funds from Vernon Hills to Derrfield.

Trustee Shapiro moved to enter into the Intergovernmental Agreement. Trustee Seiden seconded the motion. The motion passed by the following vote:

AYES: Benton, Jester, Oppenheim, Seiden, Shapiro, Struthers (6)

NAYS: None (0)

DISCUSSION

PUBLIC WORKS PROJECTS

Trustee Jester noted the prices for public works projects are starting to increase while the cost of borrowing money has stayed flat. He suggested looking at issuing more bonds in the near future to get work done while interest prices are low.

POT HOLES

Mr. Street asked residents to inform the Village of pot hole locations.

THANK YOU

Mayor Rosenthal thanked Trustee Struthers for inviting her to speak to the Rotary Club.

NEW SUPERINTENDENT

Mayor Rosenthal met with the new District 113 Superintendent. She is looking forward to working with him.

60TH ANNIVERSARY

Mayor Rosenthal, Mr. Street, Trustee Jester and Trustee Seiden were at the library for a discussion of the 60th anniversary of Fight for Integration in Deerfield. They heard wonderful stories and it was an incredible experience. Mayor Rosenthal is getting a number of requests to consider changing the name of Mitchell Park and is referring people to the Park District Board.

NW MUNICIPAL CONFERENCE

Mayor Rosenthal and Mr. Street are going to Springfield with the Northwest Municipal Conference to lobby State officials on consider pension consolidation and other topics of local concern.

ELECTIONS

Mr. Street reminded residents to vote on April 2.

ADJOURNMENT

There being no further business or discussion, Trustee Oppenheim moved to adjourn the meeting. Trustee Benton seconded the motion. The motion passed unanimously on a voice vote. The meeting was adjourned at 8:40 pm.

Village of Deerfield

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The next regular Board of Trustees meeting will take place on Monday, April 1, 2019 at 7:30 pm.

APPROVED:

Mayor

ATTEST:

Village Clerk